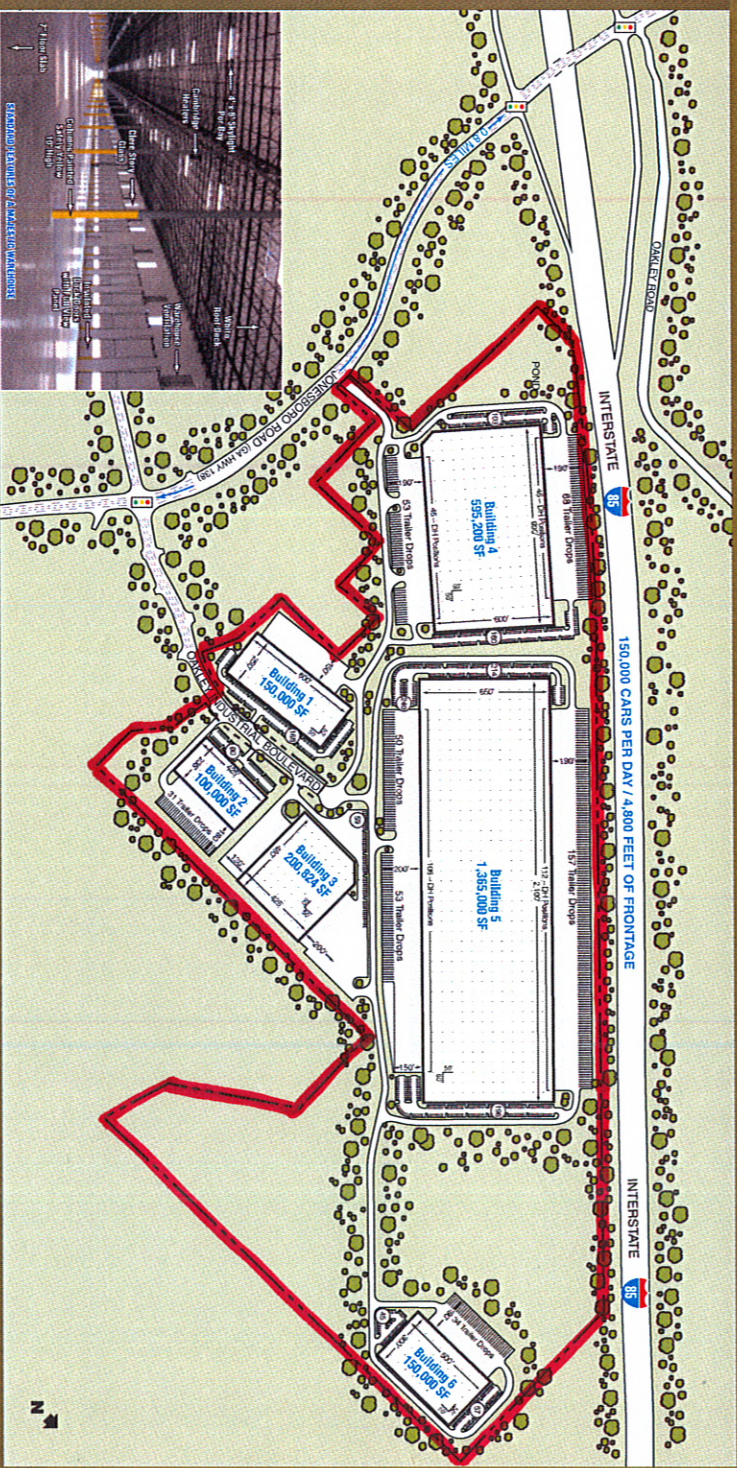


MAJESTIC AIRPORT CENTER III

2,561,024 SQUARE FEET

Features

Location:	Oakley Industrial Boulevard and Jonesboro Road (Highway 138): 4,800 feet of frontage on I-85, 0.8 miles to I-85 access ramp, 4.5 miles from I-285 and 6.8 miles from Hartsfield International Airport
Site Area:	192 acres
Building Sizes:	Bldg 1: 150,000 square feet Bldg 2: 100,000 square feet Bldg 3: 200,824 square feet Bldg 4: 595,200 square feet Bldg 5: 1,365,000 square feet Bldg 6: 150,000 square feet
Office Space:	To suit
Construction:	Concrete tilt-up; interior side of warehouse walls painted white
Fire Protection:	ESFR fire sprinkler system with 75 lb. head pressure and support pumping station
Ventilation:	Three air changes per hour provided by roof-mounted exhaust fans interlocked with wall-mounted louvers
Roof:	Mechanically fastened TPO roof. System colored white for maximum reflectivity and energy efficiency. Underside of roof deck primed white
Skylights:	One skylight per 50' x 50' bay and clerestory glass every 50' to enhance warehouse lighting and reduce energy costs
Warehouse Floor:	7" concrete typical throughout (buildings 4 and 5) 6" concrete typical throughout (buildings 1, 2, 3 and 6)
Lighting:	Installed to tenant specification
Bay Size:	50' x 50' typical



BUILDING 1

- 150,000 square feet
- 250' deep
- 50' x 50' typical bay spacing
- 25 - 9' x 10' dock high doors
- 2 - 12' x 14' ramped drive-in doors
- 12 Rite Hite dock levelers
- 28' clear height
- Interstate visibility
- 2 - 1,200 amp panels

BUILDING 2

- 100,000 square feet
- 235' deep
- 50' x 50' typical bay spacing
- 23 - 9' x 10' dock high doors
- 2 - 12' x 14' ramped drive-in doors
- 11 Rite Hite dock levelers
- 26' clear height
- Interstate visibility
- 2 - 1,200 amp panels

BUILDING 3

- 200,824 square feet
- 425' deep
- 50' x 50' typical bay spacing
- 43 - 9' x 10' dock high doors
- 4 - 12' x 14' ramped drive-in doors
- 21 Rite Hite dock levelers
- 30' clear height
- Interstate visibility
- 2 - 1,500 amp panels

BUILDING 4

- 595,200 square feet
- 600' deep
- 50' x 50' typical bay spacing
- 90 - 9' x 10' dock high doors
- 4 - 12' x 14' ramped drive-in doors
- 43 Rite Hite dock levelers
- 36' clear height
- Interstate frontage
- 2 - 2,000 amp panels

BUILDING 5

- 1,365,000 square feet
- 650' deep
- 50' x 50' typical bay spacing
- 220 - 9' x 10' dock high doors
- 4 - 12' x 14' ramped drive-in doors
- 108 Rite Hite dock levelers
- 36' clear height
- Interstate frontage
- 2 - 5,000 amp panels

BUILDING 6

- 150,000 square feet
- 300' deep
- 50' x 50' typical bay spacing
- 22 - 9' x 10' dock high doors
- 2 - 12' x 14' ramped drive-in doors
- 10 Rite Hite dock levelers
- 28' clear height
- Interstate visibility
- 2 - 1,200 amp panels